

Office Use Only

PITTWATER COUNCIL
DEVELOPMENT APPLICATION FORM

DA No.: _____

Date Received: 10/2/06

Village Park, 1 Park Street, Mona Vale
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Please note all documents lodged with this Development Application, including the Application form, are available for public access at Council's offices and on Council's web site.



PRE-LODGE MENT	LODGE MENT
<ul style="list-style-type: none"> • Pre-lodgement discussion with staff is recommended. • Discuss your proposal with your neighbours prior to design or lodgement. • Carefully read the checklist and guide in this form and ensure that all required information and documentation is provided with your application. • If written agreement from neighbours is not provided the application will be notified and stop the clock will commence 	<ul style="list-style-type: none"> • All information required by the check-list must be submitted with this application. • Incomplete applications or illegible information will not be accepted by Council. • All fees are to be paid at the time of lodgement. • Please make an appointment to lodge your application. You may be delayed for an unspecified time if no appointment is made.

THIS APPLICATION IS FOR:

- Development Consent
- Section 82A Reconsideration of Determination: Previous Application No: NS 799 / 04
- Section 96 Modification of Consent: Approval No: _____ Approval Date: _____

LOCATION OF THE PROPOSAL

Address: 13 BRUCE STREET, MONA VALE (Lot 10 DP 15762)

Please provide legal description of all land subject of this application:

DESCRIPTION OF THE PROPOSAL

Section 82A Reconsideration of Determination.

Additional description of proposal:

DEMOLITION OF THE EXISTING DWELLING & CONSTRUCTION OF A NEW DWELLING & SWIMMING POOL.

OWNER: This section must be signed by ALL owners
I/we consent to the lodgement of this application and permit Council authorised personnel to enter the site for the purpose of inspections.

Signature(s): _____

- If the property has recently been purchased, written confirmation from the Purchaser's Solicitor must be provided.
- If contracts have been exchanged for purchase of the land, the current owner is to sign the form.
- If signed on behalf of a Company, the seal must be stamped over the signature.
- If the land is below mean high water mark, the written consent of the Crown is required.
- If the written consent is not signed by all owners of the property, this application will not be accepted.

20 FEB 2006
PITTWATER COUNCIL

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WHAT IS THE ESTIMATED COST OF THE PROPOSAL: \$ A PER PREVIOUS \$513,000

Note: The estimated cost is the value of the works. It is the cost which would be incurred if a contractor carried out the works. This estimate must be supported by an actual quote contract price or independent estimate prepared by a suitably qualified person where a variation from Councils estimate of costs is sought. (See Attached Sheet)

APPLICANT DETAILS

For contact during application processing: (please print)

Name/Company: ANDREW JABLONSKI
NORTHEMN VISTA PEY LTD

SEE LETTER FROM CAROL VOSS (DA APPLICANT)

Address: 26 AUSTIN AVENUE NORTH OUEL C22.

E-Mail Contact Details: nommenjsta@optusnet.com.au.

Phone: () Daytime Contact No: () 0186606044

BUILDER / PROJECT MANAGER (please print)

Name/Company: TBA

Address: _____

E-Mail Contact Details: _____

Phone: () Daytime Contact No: ()

APPLICANT SIGNOFF

I declare that all of the particulars and information supplied in connection with this application are correct and recognise that the application together with all supporting documents and plans will be made available to the public including availability through Council's internet site.

I declare that the estimate of cost of the project is the commercial value of the proposed works and is based on a properly prepared cost estimate or actual quote or contract competition price for the work.

I also confirm that this application has been prepared addressing the relevant Local Environmental Plan and Development Control Plan requirements and that the application includes all the "Information To Be Submitted" as specified by the Pittwater 21 DCP.

I hereby certify that this proposal complies with the requirements of the Pittwater 21 Development Control Plan.

Alternatively, where this application does not comply with these requirements, I have provided a written justification in support of this proposal, addressing the relevant control outcomes.

Further, I acknowledge that I am aware of my obligations under the Disability Discrimination Act.

THE APPLICATION PLANS, SHADOW DIAGRAMS, SURVEYS AND ENGINEERING DETAILS ETC. HAVE BEEN SORTED INTO SETS, FIVE SETS FOLDED TO A4 SIZE AND ONE SET LEFT UNFOLDED TO BE SCANNED INTO COUNCIL'S ELECTRONIC DATA MANAGEMENT SYSTEM

I understand that a false declaration may result in the refusal of this application.

Signature: [Signature] Date: 9.9.06

BUREAU OF STATISTICS DETAILS

CONSTRUCTION MATERIALS/DETAILS:

To be completed where only the application relates to a CONCURRENT Development Construction Certificate Application.

Please complete this schedule for the purpose of providing information to the Australian Bureau of Statistics.

All NEW Buildings

Please complete the following details: (PLEASE PRINT)

Current use of the land/building(s) RESIDENTIAL

- Number of storeys (including underground floors) 3
- Gross floor area of new building (m) NO CHANGE FROM PREVIOUS SUBMISSION.
- Gross site area (m) 526

Residential Buildings Only (please print)

Please complete the following details on residential structures

- Number of dwellings to be constructed 1
- Number of pre-existing dwellings on site 1
- Number of dwellings to be demolished 1
- Will the new dwellings be attached to other new buildings? Yes No
- Will the new buildings be attached to existing buildings? Yes No
- Does the site contain a Dual Occupancy? Yes No
(NB Dual Occupancy = two dwellings on the same site)

Construction materials

WALLS	ROOF	FLOOR	FRAME
Brick (double) <input checked="" type="checkbox"/>	Tiles <input type="checkbox"/>	Concrete / slate <input type="checkbox"/>	Timber <input checked="" type="checkbox"/>
Brick (veneer) <input checked="" type="checkbox"/>	Concrete / slate <input type="checkbox"/>	Timber <input type="checkbox"/>	Steel <input type="checkbox"/>
Concrete / Stone <input checked="" type="checkbox"/>	Fibre cement <input type="checkbox"/>	Other <input type="checkbox"/>	Aluminium <input type="checkbox"/>
Timber <input type="checkbox"/>	Steel <input type="checkbox"/>	Not specified <input checked="" type="checkbox"/>	Other <input type="checkbox"/>
Curtain glass <input type="checkbox"/>	Aluminium <input type="checkbox"/>		Not specified <input type="checkbox"/>
Aluminium <input type="checkbox"/>	Other <input type="checkbox"/>		
Other <input type="checkbox"/>			
Not specified <input type="checkbox"/>			

Is Existing Property Connected to Sewage Facilities? Yes No

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DETERMINATION OF FEES			
Step 1	Determine Value of Works by completing the relevant estimate sheet (see Attached)		<input type="checkbox"/>
	Value of Works	\$: 593,000	<input type="checkbox"/>
Step 2	Refer to Councils Schedule of fees and charges to determine (Note: Use proclaim program)		<input type="checkbox"/>
	DA Fee	\$:	<input type="checkbox"/>
Step 3	If CC Application establish CC Fee		<input type="checkbox"/>
	Construction Certificate Fee	\$:	<input type="checkbox"/>
	Note: If lodged concurrent a 15% discount applies		<input type="checkbox"/>
	Determine other appropriate Fees and complete Fee Schedule below		<input type="checkbox"/>
	Does the applicants estimated cost agree with Council's estimate?	Yes <input type="checkbox"/> No <input type="checkbox"/>	<input type="checkbox"/>
	If it does not agree has the applicant been advised and the matter resolved?		<input type="checkbox"/>

STAFF USE		FEE SCHEDULE			
		FEE	GST	RECEIPT NO	DATE
<input type="checkbox"/>	DA	TDEV			
<input type="checkbox"/>	SEC 96 MODIFICATION	TMOD			
<input checked="" type="checkbox"/>	SEC 82A RECONSIDERATION	TREC	758-50		
<input checked="" type="checkbox"/>	ADVERTISING	TADV	500-		
<input checked="" type="checkbox"/>	IMAGE SCANNING	RMIC	110-		
<input type="checkbox"/>	STRATA/COMM TITLE APPLIC	TSUB			
<input type="checkbox"/>	CONSTRUCTION CERTIFICATE	TCER			
<input type="checkbox"/>	LONG SERVICE LEVY	QLSL			
<input type="checkbox"/>	TREES	TTRE			
<input type="checkbox"/>	STREET LEVELS	ESTR			
<input type="checkbox"/>	BUILDER'S SECURITY	HKER			
<input type="checkbox"/>	SIGN FEE	NODP			
SCAN STAMP		REGISTRATION STAMP			

NO 799/04

→ \$1368-50

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EXTERNAL REFERRALS

Control No	Integrated Development Type	Referral Authority	Assessment Process	Is Referral Required YES / NO	Referral Fee Provided
B1.8	Species Impact Statement	NP & WL Service	Seldom Required (see B1.8) only required if significant impact on flora / fauna.		
B1.9	Rivers Streams and Foreshores(No longer integrated)	DIPNR	A permit under Part 3A of the Rivers and Foreshores Improvement Act may be required for development involving excavation or obstruction of the flow of protected waters.		N/A
B1.10	Water Supply	DIPNR	Seldom required (see B1.9) only required if water extraction proposed, e.g. pumps, bores, dams etc		
B1.11	Fisheries Management	Fisheries	(see B1.11) Required if proposal involves dredging or work which may impact on sea grass, wharfs, jetties, pontoons, marinas etc		
B1.12	Heritage	NSW Heritage Officer	Only required if B1.12 applies		
B1.13	Bushfire	Rural Fire Service	Only required if B1.13 applies		
B1.14	Aboriginal Relics and Places	NP & WL Service	Seldom required (see B1.14) only required if proposal will impact on Aboriginal heritage/relics		
No control	Waste / Pollution	EPA	Seldom required. Any proposal which will generate or treat waste and/or requires an EPA to operate		
No control	Not integrated	NSW Waterways Authority	Seldom required. Only if proposal involves dredging, construction of wharfs, jetties, pontoons, marinas etc which may impact on navigation		N/A
No control	Not integrated	NSW Police	Major residential /commercial development worth greater than \$10 million		N/A
Zone No. 9(d)	Not integrated - Sec 79B Concurrence required	RTA	Where land zoned 9(d) Arterial Road Reservation under PLEP 1993. Check zoning of all land parcels concerned.		N/A

INTERNAL REFERRALS

Referral Type	Reason for Referral	Is Referral Required YES / NO
Development Engineer	All development involving works / construction	
Natural Resources	Referral is required for Controls B4.1 - B4.17 applies	
Bushfire Hazard	Referral is required if Control No B3.3 applies	
Heritage	Referral is required if Control No B1.15 applies	
Health / Waste / Food Handling	Referral is required if onsite waste water treatment proposed or proposal involves food handling	
Urban Infrastructure	Major works / Subdivisions	
Reserves and Recreation	Major works in Avalon, Newport, Mona Vale centres	

Application Form Acceptance

Checklist

Completed by

Officer

Date

Time

Development Application Acceptance Checklist

The following Counter Acceptance Checklist is based on the information to be submitted for an application for development consent.

Council staff will complete the following Acceptance Checklist on receipt of the application. This process is carried out to:-

1. Ensure that the application includes the relevant information to facilitate assessment of the proposal.
2. Specify the State Authorities to which the Application may need to be referred.
3. Specify the Areas of Council to which an internal referral is required.

Applicants should note that this is a preliminary assessment of the information submitted with the application and that ALL "information to be submitted" as clearly specified in the Pittwater 21 DCP is to be included with the application at the time of lodgement.

The application assessment process will involve a detailed appraisal of the information submitted with the application. Where incomplete information is provided assessment of the application will be subject to the STOP THE CLOCK provisions of the legislation while the required information is obtained.

Failure to provide the required "Information to be Submitted" as outlined through the **Pittwater 21 DCP** www.pittwaterlga.com.au in a satisfactory form is most likely to result in delay or refusal of the application.



Counter Acceptance Checklist

EP&A Act 1979 No 20 Section 82A Review of determination

- Details of the determination that is to be reviewed ✓
- Original applicant's endorsement ✓
- A written schedule of any proposed changes ✓
- An amended statement of environmental effects, where applicable
- Any amendments should be indicated in colour on the detailed design drawings ✓

